

RE TRANS  
TC ☒  
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## Deed of Personal Representative

KNOW ALL MEN BY THESE PRESENTS,

008146

That, **ROBERT A. ROSENTHAL** of Waterville, in the County of Kennebec and State of Maine, and **ARLYNE R. SACKS** of Auburn, in the County of Androscoggin and State of Maine, Personal Representatives of the estate of Lewis J. Rosenthal, decease, (testate), as shown by the probate records of the County of Kennebec, Maine, and having given notice to each person succeeding to an interest in the real estate described below at least ten (10) days prior to the sale, by the power conferred by the Probate Code, and every other power, for consideration paid, hereby **grants, bargains, sells and conveys** to **GEORGE HUGHES** and **VICTORIA HUGHES**, husband and wife, both of Waterville, in the County of Kennebec and State of Maine,

A certain lot or parcel of land situated in Waterville, in the County of Kennebec and State of Maine, and more particularly bounded and described as follows:

Commencing at a point on the northerly right-of-way line of High Street in the southeast corner of premises now or formerly owned by Harold H. Varney (being Lot #17, Block 2 on Map 64 of the tax maps of the City of Waterville); thence in a general easterly direction along the northerly right-of-way line of High Street a distance of one hundred twenty (120) feet to a point; thence in a general northerly direction along the westerly line of property of the Inhabitants of the City of Waterville and along the westerly line of the right-of-way in common described in the second paragraph of this deed, a distance of two hundred (200) feet to a point; thence in a general northwesterly direction a distance of one hundred twenty-eight and five tenths (128.5) feet to a point; thence in a general southerly direction along the easterly line of premises now or formerly of Harold H. Varney a distance of two hundred forty-six (246) feet to the point of beginning.

Also meaning and intending hereby to convey an easement in common with the City of Waterville, its successor, successors and assigns, as well as of the within Grantor, its heirs and assigns, or any of their grantees for the purpose of pedestrian and motor vehicle travel, access and egress, situated in the City of Waterville, in the County of Kennebec and State of Maine, and more particularly bounded and described as follows:

Commencing at a point, situated on a hypothetical straight line extension of the northerly line of Lot #17, Block 2, Map 64 of the tax maps of the City of Waterville, now or formerly occupied by Harold H. Varney and which point is situated sixty (60) feet easterly of the northwesterly corner of the property described in the first parcel of this deed, or the northeasterly corner of property now or formerly of Harold H. Varney; thence in a continuing straight line extension of the hypothetical line previously referred to a distance of sixty (60) feet to a point; thence in a general southerly direction, along the easterly line of the City of Waterville, and the easterly line of the premises herein described in the first paragraph of this deed a distance of two hundred forty-six (246) feet to a point on the northerly right-of-way line of High Street; thence in a general easterly direction along the northerly right-of-way line of High Street a distance of sixty-six (66) feet to a point as delineated on the plan of a proposed street; thence in a general northerly direction a distance of three hundred six (306) feet, more or less, to a point; thence

in a general westerly direction a distance of one hundred twenty-six (126) feet to a point in the northeasterly corner of the presently existing right-of-way in common owned by the estate of Lewis J. Rosenthal; thence in a general southerly direction a distance of sixty (60) feet along the easterly line of the present existing right-of-way, in common with the City of Waterville, to the point of beginning.

Meaning and intending hereby to convey to the within Grantees, their heirs and assigns forever, a right-of-way in common with others for purposes of motor vehicle and pedestrian use, the first leg of which is sixty (60) feet in width and extends from an existing right-of-way in a general easterly direction to its intersection with a proposed new street providing access to Brookside School and the second leg of which runs perpendicularly and in a general north-south direction from the first leg previously referred to and which is sixty-six (66) feet in width and adjoins the parcel of land described in the first paragraph of this deed.

Meaning and intending hereby to convey the premises acquired by Lewis J. Rosenthal, (with the exception of the reservation of an easement in common with the within Grantor, its heirs and assigns), by deed of the City of Waterville dated August 19, 1976, and recorded in the Kennebec County Registry of Deeds in Book 1937, Page 225. Lewis J. Rosenthal died on March 25, 1986. Robert A. Rosenthal and Arlyne R. Sacks have been duly appointed Personal Representatives of the estate of Lewis J. Rosenthal.

IN WITNESS WHEREOF, **ROBERT A. ROSENTHAL** and **ARLYNE R. SACKS** as Personal Representatives of the estate of Lewis J. Rosenthal, hereunto duly authorized, have hereunto set their hands and seals this 30th day of April, 1990.

Signed, Sealed and Delivered  
in the presence of:

Martha E. Hicks  
Witness

Robert A. Rosenthal  
Robert A. Rosenthal  
Personal Representative of the Estate  
of Lewis J. Rosenthal

Martha E. Hicks  
Witness

Arlyne R. Sacks  
Arlyne R. Sacks  
Personal Representative of the Estate  
Of Lewis J. Rosenthal

STATE OF MAINE  
KENNEBEC, SS.

DATED: April 30, 1990



Personally appeared the above named **ROBERT A. ROSENTHAL** and **ARLYNE R. SACKS** and acknowledged the foregoing instrument to be their free act and deed in their aforesaid capacity as Personal Representative of the estate of Lewis J. Rosenthal.

Before me,

Natalie P. Bragg  
NOTARY PUBLIC  
Print Name: Natalie P. Bragg  
My Commission Expires: Notary Public  
My Commission Expires  
12/18/94

RECEIVED KENNEBEC SS.

1990 MAY -4 AM 9:00

TEST: James R. Sacks  
REGISTER OF DEEDS